



# City of Carmel

## **CARMEL PLAN COMMISSION SPECIAL STUDIES COMMITTEE AGENDA**

**TUESDAY, MARCH 30, 2004**

**LOCATION: CAUCUS ROOMS  
CARMEL CITY HALL  
ONE CIVIC SQUARE  
CARMEL, IN 46032**

**TIME: 7:00 P.M.  
DOORS OPEN AT 6:30 P.M.**

**The Special Studies Committee will meet to consider the following items:**

- 1. Docket No. 167-03 ADLS (#03110003)  
Meridian Technology Park, Corvasc Medical Office Building**  
The applicant seeks approval to build a medical office building. The site is located at the on the south side of College Ave., 1/8 mile east of Pennsylvania St. The site is zoned B-2. Filed by Mark Monroe of Drewry Simmons, Pitts & Vornehm for REI Investments, Inc.
- 2. Docket No. 163-03 DP (#030100015)  
Carmel Science & Technology Park, Lots 11B & 11C:  
Congressional Flex Space- Development Plan**  
The applicant seeks to construct two buildings. The site is located at southwest 122nd St & Congressional Blvd. The site is zoned M-3/Manufacturing. Filed by Mila Slepaya of Mid-States Engineering.
- 3. Docket No. 198-03 ADLS (#03120015): Greyhound Commons, Phase II**  
The applicant seeks approval build a restaurant building. The site is located at the southwest corner of Greyhound Pass and E. 146th Street. The site is zoned PUD. Filed by Paul Reis of Drewry Simmons Pitts & Vornehm for Kite Greyhound, LLC.
- 4. Docket No. 04010002 DP/ADLS - Mike's Express Carwash**  
The applicant seeks to construct a new carwash facility. The site is located at 1250 S Range Line Road. The site is zoned I-1/Industrial. Filed by Charlie Frankenberger of Nelson & Frankenberger.
- 5. Docket No. 04010024 Z: Steckley Rezone (Guilford Reserve PUD)**  
The applicant seeks to Rezone approximately 5 acres from B-6/Business to PUD/Planned Unit Development. The site is located at 1011 S. Guilford Road. Filed by David Klain of Crawford Development, LLC.

6. **Docket No. 04020008 ADLS: Main & Guilford Plaza - ADLS**  
The applicant seeks approval for a retail building with parking. The site is located 811 W Main Street. The site is zoned OM/MF- Old Meridian/Multifamily (pending rezoning).  
Filed by Joe Calderon of Ice Miller for Main & Guilford Plaza, LLC.
7. **Docket No. 040100025 DP/ADLS: 630 - North Range Line Office Building**  
The applicant seeks approval for an office building with parking. The site is located 630 N Range Line Rd. The site is zoned B-5/Business within the Old Town Overlay, Historic Range Line Sub-area.  
Filed by Dave Barnes of Weihe Engineers.
8. **Docket No. 040100026 DP/ADLS: Century 21- Alexander**  
The applicant seeks approval for an office building with parking. The site is located 1141 Michigan Road. The site is zoned S-1/Residence (pending business rezone approval).  
Filed by David Warshauer of Barnes & Thornburg for Mr. & Mrs. Alexander.
9. **Docket No. 0403008 ADLS Amend: Tranquility Touch**  
The applicant seeks approval for a wall sign. The site is located at 14 S Range Line Rd. The site is zoned B-2/Business within the Old Town Overlay, Main Street Sub area.  
Filed by Timothy Williams of Tranquility Touch, Inc.
10. **Docket No. 0403015 ADLS Amend: West Carmel Center, Blk D, Lot 3- Applebee's**  
The applicant seeks approval for two wall signs. The site is located at 10325 N Michigan Road. The site is zoned B-3/Business within the US 421/Michigan Rd Overlay Zone.  
Filed by Phil Barnard of Sign Craft Industries.
11. **Docket No. 0403016 ADLS Amend: Ballantrae Subdivision**  
The applicant seeks approval for yard lights and an entrance wall to the subdivision. The site is located south west of 146th Street and Spring Mill Road. The site is zoned S-1.  
Filed by Jim Shinaver of Nelson & Frankenberger for Ballantrae Development, LLC.
12. **Docket No. 0403017 ADLS Amend: Bauer Commercial Park - SBC**  
The applicant seeks approval for a wall and ground sign. The site is located at 4160 E 96th Street.  
The site is zoned B-3/Business. Filed by Ron Moenter of Moenter Signs.
13. **Docket No. 04030026 ADLS Amend: Clay Terrace, Bldg E-2 -ADLS Amendment**  
The applicant seeks approval for a retail building. The site is located at 14250 Clay Terrace Boulevard. The site is zoned PUD/Planned Unit Development.  
Filed by Frederick Simmons of Simmons & Simmons Associates.
14. **Docket No. 04030027 ADLS Amend: Clay Terrace, Dick's Sporting Goods**  
The applicant seeks approval for an amended sign package. The site is located at 14250 Clay Terrace Boulevard. The site is zoned PUD/Planned Unit Development.  
Filed by Paul Reis of Drewry Simmons Pitts & Vornehm.